

Application ref: 2023/0386/P
Contact: Jennifer Walsh
Tel: 020 7974 3500
Email: Jennifer.Walsh@camden.gov.uk
Date: 9 June 2023

Development Management
Regeneration and Planning
London Borough of Camden
Town Hall
Judd Street
London
WC1H 9JE

Phone: 020 7974 4444

planning@camden.gov.uk
www.camden.gov.uk/planning

Montagu Evans
70 St Mary Axe
London
EC3A 8BE

Dear Sir/Madam

DECISION

Town and Country Planning Act 1990 (as amended)

Approval of Details Granted

Address:
St Pancras Hospital
4 St Pancras Way
London
Camden
NW1 0PE

Proposal:

Details of Fire Statement required by condition 12 of planning permission 2020/4825/P dated 05/08/2022 for Partial redevelopment of the site, involving the demolition of seven existing buildings and construction of a part seven, part ten storey (plus roof plant) purpose-built eyecare, medical research and educational centre for Moorfields Eye Hospital, the UCL Institute of Ophthalmology and Moorfields Eye Charity, plus associated site re-landscaping works etc.

Drawing Nos: Fire Planning Statement Revision P04

The Council has considered your application and decided to grant permission.

Informative(s):

1 Reasons for granting approval:

Condition 12 required the submission of a Fire Statement which has been produced by an independent third party suitably qualified assessor. The statement is required to detail the building's construction, methods, products

and materials used; the means of escape for all building users including those who are disabled or require level access together with the associated management plan; access for fire service personnel and equipment; ongoing maintenance and monitoring and how provision will be made within the site to enable fire appliances to gain access to the building.

The Fire Statement has been produced by Arup, an independent consultant, and details all the information listed above.

As such, the details are acceptable and would provide a safe and secure development in accordance with the requirements of policy D12 of the London Plan.

- 2 You are reminded that conditions 6 (detailed drawings), 8 (lighting strategy), 10c and 11b (Written scheme of investigation), 14 (landscaping), 16 (trees), 17 (green and brown roofs), 18b (Biodiversity enhancements), 20 (site contamination), 25 (SUDS), 26 and 27 (Thames Water), 28 (impact piling), 29 (mechanical ventilation), 31 (air monitoring), 33 (PV cells), 34 (cycle storage), 37 (whole life carbon) and 38 (circular economy) of planning permission 2020/4825/P dated 5/08/2022 are outstanding and require details to be submitted and approved.

In dealing with the application, the Council has sought to work with the applicant in a positive and proactive way in accordance with paragraph 38 of the National Planning Policy Framework 2021.

You can find advice about your rights of appeal at:

<http://www.planningportal.gov.uk/planning/appeals/guidance/guidancecontent>

Yours faithfully



Daniel Pope
Chief Planning Officer